BOOK 8566 PAGE 86

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 24,356.24

John Harwell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF February, 92

Patricia Parker
Notary Public

MY COMMISSION EXPIRES: 7-27-92

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE LARGE

THIS INSTRUMENT WAS PREPARED BY
RICHARD A. NORTHCUTT - 25 CENTURY BLVD., SUITE 202 - NASHVILLE, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
John Harwell (NAME)	Source One Mortgage Services Corporation (NAME)	MAP 96-6
5341 Weber Road (STREET ADDRESS OR ROUTE NUMBER)	27555 Farmington Road (STREET ADDRESS)	PARCEL 76
Hermitage, TN 37076 (CITY) (STATE) (P O ZIP)	Farmington Hills, MI 48334-3357 (CITY) (STATE) (ZIP)	03DZ-57732

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Danny L. Eakes and wife, Karen L. Eakes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Harwell, a married person

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT

BEING Lot No. 3, on the plan of Cloverhill, Section I, of record in Plat Book 2083, Page 38, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Danny L. Eakes and wife, Karen L. Eakes by deed from Danny L. Eakes and Karen L. Coursey, of record in Book 5773, Page 522, said Register's Office. See also deed of record in Book 5701, page 281, said Register's Office.

This conveyance is subject to a Deed of Trust executed by Daniel W. Crachey and wife, Elsie G. Krashey, to George V. Crawford, Jr., Trustee, for Greater Suburban Mortgage Company, dated August 25, 1978, and filed for record in Book 5331, Page 161, Register's Office for said County, with an unpaid principal amount of approximately $ 24,356.24, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

This conveyance is subject to Restrictive Covenants of record in Book 2145, Page 262, Register's Office for said County.

8944 8

IDENTIFICATION REFERENCE

MAR 4 10 40 AM '92

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

unimproved ( ) This is improved (XX) property, known as 2906 McCampbell Rd., Nashville, TN 37214
(House Number) (Street) (P.O Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heir and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to covey it and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders

Witness our hand s this 28th day of February, 19 92

Karen L. Eakes
Karen L. Eakes

Danny L. Eakes
Danny L. Eakes

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Danny L. Eakes and wife, Karen L. Eakes

(or proved to me on the basis of satisfactory evidence) the bargainor s, with whom I am personally acquainted/and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of February, 19 93.

Commission expires 7/24/93

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted/and who (his oath / himself) (or proved to me on the basis of satisfactory evidence) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ (they) and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Danny L. Eakes Karen L. Eakes
TO
John Harwell

RETURN TO:

METROPOLITAN ESCROW, INC.
25 Century Blvd., Suite 202
Nashville, TN 37214

RICHARD A. NORTHCUTT
ATTORNEY-AT-LAW
25 Century Blvd., Suite 202
Nashville, TN 37214

03/04 0101 03CHECK 97.28

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO CONVEYANCE	CC - CERTIFIED COPY		MISC - MISCELLANEOUS
MO MORTGAGE	REL - RELEASE		CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE		MO TX - STATE TAX MORT
TD TRUST DEED			PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 24356.24
				CON TX 90.28
				PRFEE 1.00
				WDEED 6.00
				TOTAL 97.28
				CHECK 97.28
03/04/92	01			10:39 0001 3119

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8944 8

IDENTIFICATION REFERENCE

MAR 4 10 40 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 507605